

BERKELEY COUNTY BOARD OF ZONING APPEALS

March 15, 2011

A meeting of the Berkeley County Board of Zoning Appeals was held on Tuesday, March 15, 2011, at 6:00 P.M., in the Assembly Room, Berkeley County Office Building, Moncks Corner, South Carolina.

PRESENT: Mr. Wayland Moody, Chairman of the Board and District No. 6; Mr. Roland Dordal, District No 3, Mr. William Peck, District No. 5, Mr. Richard Smith, District No. 1, Mr. Harold Mr. Jefferson, District No. 7, and Mr. Major Lightfoot, District No. 4. Also present were Mr. Eric Greenway, Zoning Administrator; and Mrs. Holly Backus, Planner and Mrs. Katherine J. Dahlheim, Attorney for the Board.

Notice of the time, date, place, and agenda of this meeting of the Board of Zoning Appeals was posted in the County Office Building and a copy of such notice was mailed to the news media.

Mr. Moody called the meeting to order and held the swearing in of all applicants. Mr. Dordal made a motion to approve the minutes and Mr. Peck seconded the motion. No further discussion was held and the motion carried.

PLAV #2-11-4391: Request to have an accessory structure in front of home at 2317 17-A in Bonneau. Ordinance requires accessory structures 5' rear and side. Mr. Greenway stated that the condition of property violates current zoning standards and asked to hold permit until property is in compliance. Mr. Dordal made a motion to approve to request. Mr. Lightfoot seconded motion. Mr. Dordal and Mr. Lightfoot withdrew their motions. Mr. Lightfoot made a motion to approve request with consent that yard would be cleaned and in compliance with Berkeley County ordinance. Mr. Dordal seconded motion. Mr. Peck voted against said motion. The

motion carried.

PLVA #2-11-4390: Request for front setback variance. Ordinance requires 35' front setback. Mr. Daniels with Ryland Homes spoke on behalf of request. Mr. Smith made a motion that the applicant is correct on the issue of the front yard and Mr. Greenway is incorrect. Mr. Jefferson seconded motion. Mr. Smith and Mr. Jefferson withdrew motions. Mr. Smith made a motion to grant a 26.8 front yard setback. Mr. Jefferson seconded said motion no further discussion was held and the motion carried.

PLVA #2-11-4388/ No one was present to represent the case, therefore it was held until the April meeting. Mr. Smith made the motion and Mr. Jefferson seconded said motion, no further discussion was held and the motion carried.

PLVA #2-11-4392: Request for an accessory structured. Mr. Lightfoot made a motion to hold the request based on an incomplete application.

PLVA #2-11-4393/ Applicant requested to have a lot size variance on a GC lot. Mr. Smith said that based on the ordinance it says that you can't have more than 10 acres for GC, and with no proof as to why this is being asked for a motion to deny was made. Mr. Peck seconded said motion, no further discussion was held and the motion carried

. Meeting adjourned at 7:41 pm.

Candy King

Candy King, Secretary